

093.0

0006

0009.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

734,500 / 734,500

USE VALUE:

734,500 / 734,500

ASSESSED:

734,500 / 734,500


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
63		RONALD RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: DONHAM FERRIS BUCK	
Owner 2: DONHAM WILLARD	
Owner 3:	
Street 1: 63 RONALD ROAD	
Street 2:	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 5,414 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1926, having primarily Wood Shingle Exterior and 1425 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5414		Sq. Ft.	Site		0	70.	1.08	5									407,695						407,700	

Total AC/HA: 0.12429

Total SF/SM: 5414

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 407,695

Spl Credit

Total: 407,700

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

 Total Card / Total Parcel
 734,500 / 734,500
 734,500 / 734,500
 734,500 / 734,500

User Acct	60800
GIS Ref	
GIS Ref	
Insp Date	
09/29/18	

!7654!	
PRINT	
Date	Time
12/10/20	22:16:14
LAST REV	
Date	Time
10/05/18	10:33:58
apro	
7654	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

 PREVIOUS ASSESSMENT Parcel ID 093.0-0006-0009.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	324,200	2700	5,414.	407,700	734,600	734,600	Year End Roll	12/18/2019
2019	101	FV	250,300	2700	5,414.	413,500	666,500	666,500	Year End Roll	1/3/2019
2018	101	FV	250,300	2700	5,414.	308,700	561,700	561,700	Year End Roll	12/20/2017
2017	101	FV	250,300	2700	5,414.	279,600	532,600	532,600	Year End Roll	1/3/2017
2016	101	FV	250,300	2700	5,414.	267,900	520,900	520,900	Year End	1/4/2016
2015	101	FV	236,800	2700	5,414.	227,100	466,600	466,600	Year End Roll	12/11/2014
2014	101	FV	236,800	2700	5,414.	215,500	455,000	455,000	Year End Roll	12/16/2013
2013	101	FV	236,800	2700	5,414.	205,000	444,500	444,500		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CLEWLEY JEFFREY	27530-56		7/31/1997		190,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/25/2001	340	Addition	80,000	C				11X22 2 ST ADDITIO

ACTIVITY INFORMATION

Date	Result	By	Name
9/29/2018	Inspected	BS	Barbara S
8/20/2018	MEAS&NOTICE	BS	Barbara S
4/1/2009	Measured	197	PATRIOT
5/13/2002	Permit Visit	PM	Peter M
3/20/2000	Inspected	263	PATRIOT
2/1/2000	Measured	263	PATRIOT
2/1/1991		PM	Peter M

 Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																																																																																											
Type: 15 - Old Style				Full Bath: 1	Rating: Good																																																																																																		
Sty Ht: 2 - 2 Story				A Bath: 1	Rating: Good																																																																																																		
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																																																																																																		
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																																																																																																		
Frame: 1 - Wood				1/2 Bath:	Rating:																																																																																																		
Prime Wall: 1 - Wood Shingle				A HBth:	Rating:																																																																																																		
Sec Wall:			%	OthrFix:	Rating:																																																																																																		
Roof Struct: 1 - Gable				OTHER FEATURES				RESIDENTIAL GRID																																																																																															
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid	Desc: Line 1	# Units: 1																																																																																													
Color: GRAY				A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O																																																																																														
View / Desir:				Fpl:	Rating:			Other																																																																																															
GENERAL INFORMATION				WSFlue:	Rating:			Upper																																																																																															
Grade: C+ - Average (+)								Lvl 2																																																																																															
Year Blt: 1926	Eff Yr Blt:							Lvl 1																																																																																															
Alt LUC:	Alt %:							Lower																																																																																															
Jurisdct: G4	Fact: .																																																																																																						
Const Mod:				CONDOS INFORMATION				REMODELING								RES BREAKDOWN																																																																																							
Lump Sum Adj:				Location:				Exterior:		No Unit	RMS	BRS	FL																																																																																										
INTERIOR INFORMATION				Total Units:				Interior:		1	7	3																																																																																											
Avg Ht/FL: STD				Floor:				Additions:	2001																																																																																														
Prim Int Wall: 2 - Plaster				% Own:				Kitchen:																																																																																															
Sec Int Wall:		%		Name:				Baths:																																																																																															
Partition: T - Typical								Plumbing:																																																																																															
Prim Floors: 3 - Hardwood								Electric:																																																																																															
Sec Floors:		%						Heating:																																																																																															
Bsmnt Flr: 12 - Concrete								General:																																																																																															
Subfloor:																																																																																																							
Bsmnt Gar:																																																																																																							
Electric: 3 - Typical																																																																																																							
Insulation: 2 - Typical																																																																																																							
Int vs Ext: S																																																																																																							
Heat Fuel: 2 - Gas																																																																																																							
Heat Type: 5 - Steam																																																																																																							
# Heat Sys: 1																																																																																																							
% Heated: 100		% AC:																																																																																																					
Solar HW: NO		Central Vac:	NO																																																																																																				
% Com Wall		% Sprinkled:																																																																																																					
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:																																																																																											
SPEC FEATURES/YARD ITEMS																																																																																																							
PARCEL ID 093.0-0006-0009.0																																																																																																							
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3	Garage	D	Y	1	12X20	F	FR	1926		22.87	T	50	101			2,700																																																																																							
More: N	Total Yard Items:	2,700		Total Special Features:			Total:	2,700																																																																																															
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